

2025-006577

Klamath County, Oregon

07/30/2025 08:23:01 AM

Fee: \$97.00

OREGON

COUNTY OF KLAMATH

LOAN NO.: 8029193417



WHEN RECORDED MAIL TO:

FIRST AMERICAN MORTGAGE SOLUTIONS

1795 INTERNATIONAL WAY

IDAHO FALLS, ID 83402

PH. 208-528-9895

PARCEL NO. 451200

APPOINTMENT OF SUCCESSOR TRUSTEE AND DEED OF RECONVEYANCE

WHEREAS, the Undersigned, **NAVY FEDERAL CREDIT UNION** is the current beneficiary of that certain Deed of Trust dated **JANUARY 16, 2018**, executed by **JONATHAN D RUARK AND JULIA LEPSKY, HUSBAND AND WIFE**, Trustor, to **NORTHWEST TRUSTEE SERVICES, INC.**, Original Trustee, for the benefit of **NAVY FEDERAL CREDIT UNION**, Original Beneficiary, and recorded on **JANUARY 18, 2018** as Instrument No. **2018-000640** in the Records of the County Clerk's Office in and for the County of **KLAMATH**, State of **OREGON**.

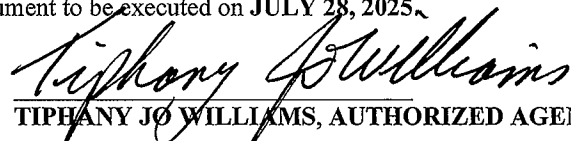
LEGAL DESCRIPTION: **AS DESCRIBED IN SAID DEED OF TRUST**

PROPERTY ADDRESS: **1043 CARLSON DR, KLAMATH FALLS, OREGON 97603**

WHEREAS, the Undersigned desires, to substitute a Trustee under said Deed of Trust, in the place and stead of the Current Trustee. NOW THEREFORE, the Undersigned does hereby appoint **FIRST AMERICAN TITLE INSURANCE COMPANY**, whose address is **1 FIRST AMERICAN WAY, SANTA ANA, CA 92707**, as Trustee under said Deed of Trust.

IN WITNESS WHEREOF, the Undersigned has caused this Instrument to be executed on **JULY 28, 2025**.

NAVY FEDERAL CREDIT UNION


TIPHANY JO WILLIAMS, AUTHORIZED AGENT

FIRST AMERICAN TITLE INSURANCE COMPANY, hereby accepts the appointment as Trustee, or Successor Trustee, or Substituted Trustee, under that certain Deed of Trust described above. WHEREAS, having received from the above named current beneficiary a written request to reconvey, stating that the indebtedness has been paid in full and/or the purpose of the Deed of Trust has been fully satisfied. NOW THEREFORE, the Undersigned, as Successor Trustee, pursuant to the written request, does hereby grant and reconvey, without recourse, representation or warranty, expressed or implied, to the **PERSONS LEGALLY ENTITLED THERETO** all the estate and interest held by it, as Trustee under said Deed of Trust.

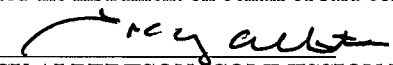
IN WITNESS WHEREOF, the Undersigned has caused this Instrument to be executed on this **JULY 28, 2025**.

FIRST AMERICAN TITLE INSURANCE COMPANY


SIERRA C. PREATOR, VICE PRESIDENT

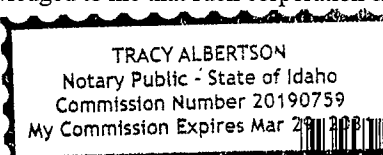
STATE OF **IDAHO** COUNTY OF **BONNEVILLE**) ss.

On **JULY 28, 2025**, before me, **TRACY ALBERTSON**, personally appeared **TIPHANY JO WILLIAMS** known to me to be the **AUTHORIZED AGENT** of **NAVY FEDERAL CREDIT UNION** the corporation that executed the instrument or the person who executed the instrument on behalf of said corporation, and acknowledged to me that such corporation executed the same.


TRACY ALBERTSON (COMMISSION EXP. 03/29/2031)
NOTARY PUBLIC

POD: 20250714

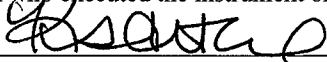
NV8121523IM - LR - OR



STATE OF IDAHO

COUNTY OF BONNEVILLE) ss.

On JULY 28, 2025, before me, KRISTIN H. CARL, personally appeared SIERRA C. PREATOR known to me to be the VICE PRESIDENT of FIRST AMERICAN TITLE INSURANCE COMPANY the corporation that executed the instrument or the person who executed the instrument on behalf of said corporation, and acknowledged to me that such corporation executed the same.



KRISTIN H. CARL (COMMISSION EXP. 05/05/2026)
NOTARY PUBLIC

